



MARK PESTRELLA, Director

**COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS**

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone (626) 458-5100
<http://dpw.lacounty.gov>

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

ADOPTED

IN REPLY PLEASE
REFER TO FILE

December 18, 2018

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

45 December 18, 2018

CELIA ZAVALA
EXECUTIVE OFFICER

Dear Supervisors:

**PUBLIC BUILDINGS CORE SERVICE AREA
DESCANSO GARDENS
WASTEWATER TREATMENT SYSTEM UPGRADE PROJECT
APPROVE PROJECT, BUDGET, AND APPROPRIATION ADJUSTMENT
AUTHORIZE FUNDING AGREEMENT
SPECS. 7544; CAPITAL PROJECT NO. 87495
(SUPERVISORIAL DISTRICT 5)
(3 VOTES)**

SUBJECT

Public Works is seeking Board approval of the proposed Descanso Gardens Wastewater Treatment System Upgrade project. The project would consist of authorizing the Chief Executive Office to execute a funding agreement with the Descanso Gardens Guild, Inc., for the design and construction of the project and to authorize Public Works to serve as the agent of the County to oversee the project.

IT IS RECOMMENDED THAT THE BOARD:

1. Find the recommended actions regarding the proposed Descanso Gardens Wastewater Treatment Upgrade project categorically exempt from the California Environmental Quality Act for the reasons stated herein and the reasons reflected in the records of the project.
2. Find that, per Government Code Section 26227, the proposed Descanso Gardens Wastewater Treatment System Upgrade project is necessary to meet the social needs of the population of the County.

3. Approve the proposed Descanso Gardens Wastewater Treatment System Upgrade project with a total project budget of \$3,324,000.
4. Establish the Descanso Gardens Wastewater Treatment System Upgrade, Capital Project No. 87495, in the Fiscal Year 2018-19 Capital Projects/Refurbishment Budget.
5. Approve an appropriation adjustment to transfer a total of \$3,324,000 from the Extraordinary Maintenance Budget as follows: \$3,125,000 to Descanso Gardens Guild Inc., via the Project and Facility Development Budget and \$199,000 to Capital Assets - Buildings and Improvements under Capital Project No. 87495 to fund County Services, and thus fully fund the proposed project.
6. Authorize the Chief Executive Office or her designee to execute and, if necessary, amend a Funding Agreement between the County of Los Angeles and the Descanso Gardens Guild, Inc., in an amount not to exceed \$3,125,000, for the design and construction of the Wastewater Treatment System Upgrade project.
7. Instruct the Director of Public Works or his designee to oversee the design and construction of the proposed Wastewater Treatment project on behalf of the County.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

Approval of the recommended actions will find the proposed Descanso Gardens Wastewater Treatment System Upgrade project exempt from the California Environmental Quality Act (CEQA), approve the total project budget, find that the project is necessary to meet the social needs of the population of the County per Government Code Section 26227, authorize the Chief Executive Office to execute a funding agreement with Descanso Gardens Guild, Inc. to design and construct the project, approve the appropriation adjustment to transfer funds, and authorize Public Works to oversee the project.

Project Background and Description

Descanso Gardens, located at 1418 Descanso Drive in La Cañada Flintridge, is an existing 160-acre botanical garden operated and maintained by Guild, a nonprofit organization, in a partnership with the County of Los Angeles. Guild maintains four separate wastewater treatment systems that service Descanso Gardens. The main wastewater treatment system is located in the Van De Kamp area adjacent to the main parking lot and main entry gate.

Beginning in 2015, the Van De Kamp wastewater treatment system began experiencing capacity issues because of increased daily visitors, which caused the wastewater system to become overwhelmed. Visitor data in 2018 shows peak visitor days ranging from 4,000 to 7,000 visitors, which generally occur on peak season weekends, holiday periods, or during special events. To mitigate the situation, Guild is pumping out the wastewater and hauling it offsite a minimum of two times a week. Thus, a more permanent onsite solution is being sought.

In January 2018, Guild hired a wastewater engineering company, Wallace Group, to evaluate and report on the current Van De Kamp wastewater system. The Wallace Group report ultimately recommended replacing most of the components of the wastewater treatment system with components capable of handling the demands of high park attendance days. The recommendation also calculated room for potential future growth of up to 8,000 daily visitors. In July 2018, Public Works commissioned a Board approved, as-needed consultant, Lee & Ro, to validate the Wallace

Group report. Lee & Ro determined that the Wallace Group Report's recommendations are the most suitable solution to mitigate the current condition.

The recommended wastewater treatment system would consist of a membrane bioreactor system capable of treating a maximum daily flow of 40,000 gallons per day. The treated water would be used for drip irrigation in a designated area of the park. Guild would upgrade the wastewater treatment system via the Design-Build project delivery method with oversight being provided by Public Works.

Green Technology / Sustainable Design and Water Conservation

With the advancements in wastewater treatment, wastewater can be converted into recycled water clean enough to water ornamental plants. In alignment with the County's and Descanso Garden's programs for water conservation, green and sustainable design, the proposed wastewater system will meet this goal.

Implementation of Strategic Plan Goals

The County Strategic Plan directs the provisions of Strategy II.3, Make Environmental Sustainability our Daily Reality, Objective II.3.1, Improve Water Quality, Reduce Water Consumption, and Increase Water Supplies; and Strategy III.3, Pursue Operational Effectiveness, Fiscal Responsibility, and Accountability. The recommended actions improve the environmental, economic, and social well-being of our communities while maximizing and leveraging resources.

FISCAL IMPACT/FINANCING

The total project cost, including plans and specifications, consultant services, jurisdictional review, construction, and County services, is estimated at \$3,324,000.

Approval of the enclosed appropriation adjustment will transfer a total of \$3,324,000 from the Extraordinary Maintenance Budget as follows: \$3,125,000 to the Project and Facility Development Budget to implement the proposed project, pursuant to the Funding Agreement entered into between the Chief Executive Office and Guild; and \$199,000 to Capital Assets - Buildings and Improvements under Capital Project No. 87495 to fund County Services and meet Civic Art requirements, and thus fully fund the proposed project.

Operating Budget Impact

Guild, in partnership with the County, will operate and maintain the new wastewater treatment system as part of the operating agreement between the County and Guild.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Pursuant to the California Government Code 26227, the Board of Supervisors may expend money on program activities which the Board determines will serve the social needs of the County, and the County may contract with other public agencies, private agencies, non profit entities, or individuals for those activities. The purpose of this proposed project as described is to contribute funding to serve the social needs of the County in the area of improving facilities that enhance the recreational opportunities for County residents.

Guild through its 2014 agreement with the County, operates and maintains Descanso Gardens. However, in the event of catastrophic damage to, or failure of, the infrastructure of Descanso Gardens, specifically the septic systems, Guild is to work with the Department of Parks and Recreation to seek funds from the County to assist with correcting the damage or failure.

Guild is a 501(c) (3) not for profit entity, which supports Descanso Gardens and is authorized to carry out a number of duties and responsibilities, including construction of improvements at Descanso Gardens. It is proposed that Guild have responsibility for contracting and managing the proposed project's construction as described in this letter.

Upon substantial completion of construction, the project will become an asset of the County. Construction of the proposed project will be completed in compliance with all applicable regulations.

Authorization by the Board will delegate authority to the Chief Executive Office to execute a funding agreement in an amount not to exceed \$3,125,000, with Guild that will be funded through the Project and Facility Development Budget for the project described above.

In accordance with the Board's Civic Art Policy, the project budget includes 1 percent of the design and construction costs to be allocated towards Civic Art (\$30,000).

In accordance with the Board's consolidated Local and Targeted Worker Hire Policy adopted on September 6, 2016, the project will require that at least 30 percent of the total California craft worker hours for construction of the project be performed by Local Residents and at least 10 percent performed by Targeted Workers facing employment barriers.

ENVIRONMENTAL DOCUMENTATION

The project is categorically exempt from CEQA, which consists of replacement of most of the components of the existing wastewater treatment system with components capable to handle the demands of high park attendance days and is within certain classes of projects that have been determined not to have a significant effect on the environment in that it meets the criteria set forth in Section 15303 (d) of the State CEQA Guidelines and Class 3 (a) of the County's Environmental Document Reporting Procedures and Guidelines, Appendix G. The project consists of replacement or reconstruction of existing utility systems and construction of new, small structures including water main, sewage, electrical, gas, and other utility extensions.

Additionally, the proposed project will comply with all applicable regulations, is not located in a sensitive environment, and there are no cumulative impacts, unusual circumstances, damage to scenic highways, listing on hazardous waste sites compiled pursuant to Government Code Section 65962.5, or indications that the project may cause a substantial adverse change in the significance of a historical resource that would make the exemption inapplicable based on the records of the proposed project.

Upon the Board's approval of the recommended actions, Public Works will file a Notice of Exemption with the Registrar-Recorder/County Clerk in accordance with Public Resources Code Section 21152.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

Guild and its contractor will work together to minimize impacts to visitors, park operations, and the surrounding communities during the project.

CONCLUSION

Please return one adopted copy of this letter to Public Works, Project Management Division II.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Mark Pestrella". The signature is fluid and cursive, with a large initial "M" and a long, sweeping tail.

MARK PESTRELLA

Director

MP:VY:cl

Enclosures

c: Auditor-Controller
Chief Executive Office (Capital Programs
Division)
County Counsel
Executive Office
Department of Parks and Recreation

December 18, 2018
DEPT NO:

COUNTY OF LOS ANGELES

REQUEST FOR APPROPRIATION ADJUSTMENT

DEPARTMENT OF CHIEF EXECUTIVE OFFICE

AUDITOR-CONTROLLER:

THE FOLLOWING APPROPRIATION ADJUSTMENT IS DEEMED NECESSARY BY THIS DEPARTMENT. PLEASE CONFIRM THE ACCOUNTING ENTRIES AND AVAILABLE BALANCES AND FORWARD TO THE CHIEF EXECUTIVE OFFICER FOR HIS RECOMMENDATION OR ACTION.

**ADJUSTMENT REQUESTED AND REASONS THEREFOR
FY 2018-19
3 - VOTES**

SOURCES

USES

EXTRAORDINARY MAINTENANCE
A01-CF-2000-12810
SERVICES & SUPPLIES
DECREASE APPROPRIATION

3,324,000

PROJECT AND FACILITY DEVELOPMENT
A01-CF-5500-10190
OTHER CHARGES
INCREASE APPROPRIATION

3,125,000

PARKS AND RECREATION
DESCANSO GARDENS WASTEWATER TREATMENT SYSTEM OVERSIGHT
A01-CP-6014-65043-87495
CAPITAL ASSETS - B & I
INCREASE APPROPRIATION

199,000

SOURCES TOTAL \$ 3,324,000

USES TOTAL \$ 3,324,000

JUSTIFICATION

The appropriation adjustment reflects funds transfer from the Extraordinary Maintenance budget to: 1) PFD for a funding agreement with Descanso Gardens Guild, Inc. to implement the Descanso Gardens Wastewater Treatment System Upgrade Project, and 2) CP 87495 to fund County services.

ADOPTED
BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

45

DEC 18 2018

James Yun
AUTHORIZED SIGNATURE

JAMES YUN, MANAGER, CEO

BOARD OF SUPERVISOR'S APPROVAL (AS REQUESTED/REVISED)

Celia Zavala
CELIA ZAVALA
EXECUTIVE OFFICER

REFERRED TO THE CHIEF EXECUTIVE OFFICER FOR---

ACTION

APPROVED AS REQUESTED

RECOMMENDATION

APPROVED AS REVISED

AUDITOR-CONTROLLER

BY *Larson*

CHIEF EXECUTIVE OFFICER

BY *James Yun*

B.A. NO. **074**

DATE **Nov. 30, 2018**

DATE **11/30/18**